

B-3287 - B-3298

1845-1900

1044-1000 S. Charles St. (West side)

Baltimore, Md.

Private and semi-public access

The houses that were originally built along this side of S. Charles St. in the late 1840's were built either as two story plus attic, two bay wide brick houses, or three story, two bay wide brick houses, both with gable roofs. Most served a combination residential/commercial function. A number of these original houses have survived in close to their original exterior form, but many were remodeled after the Civil War and now have shed roofs and bracketed cornices. 1026 S. Charles St. is particularly noteworthy for its surviving Victorian-style shopfront with cast iron corner columns. The original group of gable-roofed houses that stood at 1000-1010 S. Charles St. was replaced in 1900 by a large three story, five bay wide, brown brick department store with Classical Revival details (Wessel's Department store) which now serves as a supermarket.

# MARYLAND HISTORICAL TRUST

## INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

### 1 NAME

HISTORIC

AND/OR COMMON

### 2 LOCATION

STREET & NUMBER

1022-1024 S. Charles St.

CITY, TOWN

Baltimore

CONGRESSIONAL DISTRICT

VICINITY OF

STATE

Maryland

COUNTY

### 3 CLASSIFICATION

#### CATEGORY

☐ DISTRICT  
☒ BUILDING(S)  
☐ STRUCTURE  
☐ SITE  
☐ OBJECT

#### OWNERSHIP

☐ PUBLIC  
☒ PRIVATE  
☐ BOTH  
**PUBLIC ACQUISITION**  
☐ IN PROCESS  
☐ BEING CONSIDERED

#### STATUS

☒ OCCUPIED  
☐ UNOCCUPIED  
☐ WORK IN PROGRESS  
**ACCESSIBLE**  
☒ YES: RESTRICTED  
☐ YES: UNRESTRICTED  
☐ NO

#### PRESENT USE

☐ AGRICULTURE ☐ MUSEUM  
☒ COMMERCIAL ☐ PARK  
☐ EDUCATIONAL ☒ PRIVATE RESIDENCE  
☐ ENTERTAINMENT ☐ RELIGIOUS  
☐ GOVERNMENT ☐ SCIENTIFIC  
☐ INDUSTRIAL ☐ TRANSPORTATION  
☐ MILITARY ☐ OTHER:

### 4 OWNER OF PROPERTY

NAME

Telephone #:

STREET & NUMBER

CITY, TOWN

VICINITY OF

STATE, zip code

### 5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,  
REGISTRY OF DEEDS, ETC.

Records Office Room 601

Liber #:

Folio #:

STREET & NUMBER

Baltimore City Courthouse

CITY, TOWN

Baltimore

STATE

Maryland 21202

### 6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

☐ FEDERAL ☐ STATE ☐ COUNTY ☐ LOCAL

DEPOSITORY FOR  
SURVEY RECORDS

CITY, TOWN

STATE

## 7 DESCRIPTION

B-3292

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT (1024)	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD (1022)	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED      DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

### DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

This pair of three story brick houses with gable roofs was built in the 1840's and formed part of a group of such houses extending along this side of Charles St. 1022 Charles has been covered with formstone. Both houses have had their first floor areas converted into shop-fronts. 1024 Charles has recently been remodeled to serve as a bar/restaurant.

The houses are three stories in height, 15' wide, and occupy lots 84' (1022) and 125' (1024) deep. 1024 Charles has a modern two story high addition which runs back to the end of the lot. The houses are constructed in running bond. The low-pitched gable roof has a two-tier brick cornice. Both houses have double chimneys located along both the front and rear roof gables on the south side of the house. The chimneys at 1022 Charles are hooded; those at 1024 Charles are flat.

The facade of 1024 Charles has recently been renovated and the original second floor window lintels have been replaced by new vertical stretcher lintels. The third story lintels are wood and all of the sills are wood. The original treatment of the lintels and sills at 1022 Charles has been hidden by the formstone covering. All of the window openings are filled with 1/1 double hung sash. Both houses have had their first floor areas converted into store-fronts. At 1022 Charles there is a central glass and panel door set beneath a single light transom, recessed several feet beyond the facade. The door is flanked by two two-sided plate glass store windows set on wooden bases. An aluminum sign area/cornice extends across the entire width of the store-front. At 1024 Charles there is a modern wood store-front with a multi-light glass and panel door set in the northernmost bay beneath a stained glass transom and flanked by a three-sided shallow, projecting bay with arched top, filled with plate glass panels set on wooden bases. The entrances are reached directly from the sidewalk. A flat-roofed alleyway runs back under the southernmost bay of 1024 Charles St. and under the northernmost bay of 1022 Charles St.

CONTINUE ON SEPARATE SHEET IF NECESSARY

**8 SIGNIFICANCE****PERIOD****AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW**

<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES 1842-45

BUILDER/ARCHITECT John Price

**STATEMENT OF SIGNIFICANCE**

See under 1028-1030 S. Charles St.

This pair of houses was built by John Price for Ephraim Price, a hatter whose store was on South St. and who lived on the south-east corner of Light St. and Churchill St. John Price was a local carpenter who lived on William St. and who constructed the houses at 1032-1034 S. Charles St. An early owner-occupant of 1022 S. Charles St. was a Peter Trier, who ran a bakery at this location in the late 1860's. Previous to that the properties had been rented to a variety of tenants.<sup>1</sup>

1024 S. Charles St. has recently been renovated and is now a popular local bar.

<sup>1</sup>Baltimore City Land Records, Liber TK 325, Folio 345; TK 322, Folio 187; GES 237, Folio 179; Baltimore City Directory, 1842, 1849-50, 1867

**9 MAJOR BIBLIOGRAPHICAL REFERENCES**

CONTINUE ON SEPARATE SHEET IF NECESSARY

**10 GEOGRAPHICAL DATA**ACREAGE OF NOMINATED PROPERTY 15' x 84' (1022); 15' x 125' (1024)

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE

COUNTY

STATE

COUNTY

**11 FORM PREPARED BY**

NAME / TITLE

M.E. Hayward / Historic Sites Surveyor

ORGANIZATION

Maryland Historical Trust / Struëver Bros. &amp; Eccles

DATE

5/79

STREET &amp; NUMBER

1745 Circle Rd.

TELEPHONE

CITY OR TOWN

Ruxton

STATE

Maryland 21204

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

RETURN TO: Maryland Historical Trust  
The Shaw House, 21 State Circle  
Annapolis, Maryland 21401  
(301) 267-1438

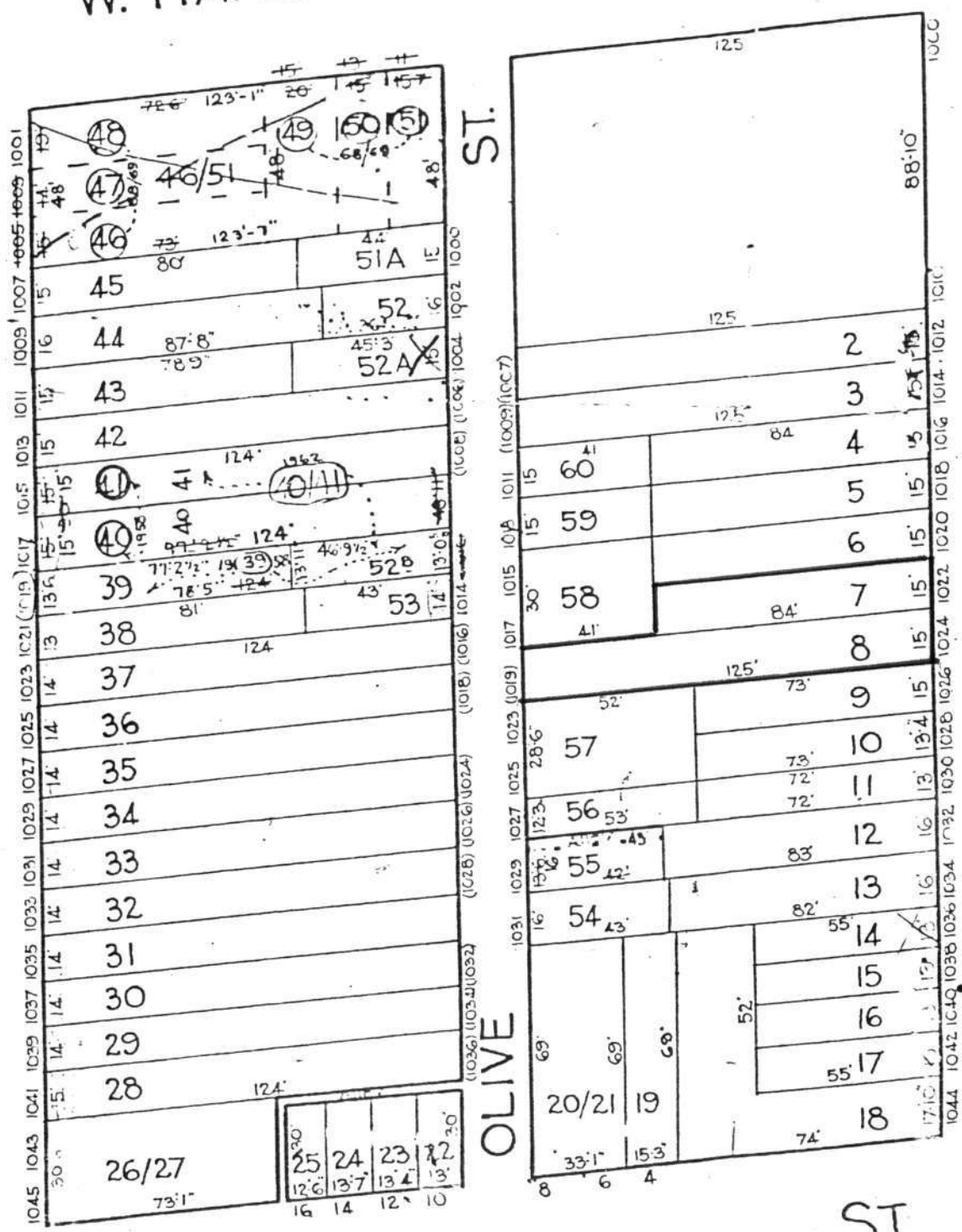
ST.

W. HAMBURG

ST.

ST.

S. HANOVER



W. CROSS

ST.

NOTICE

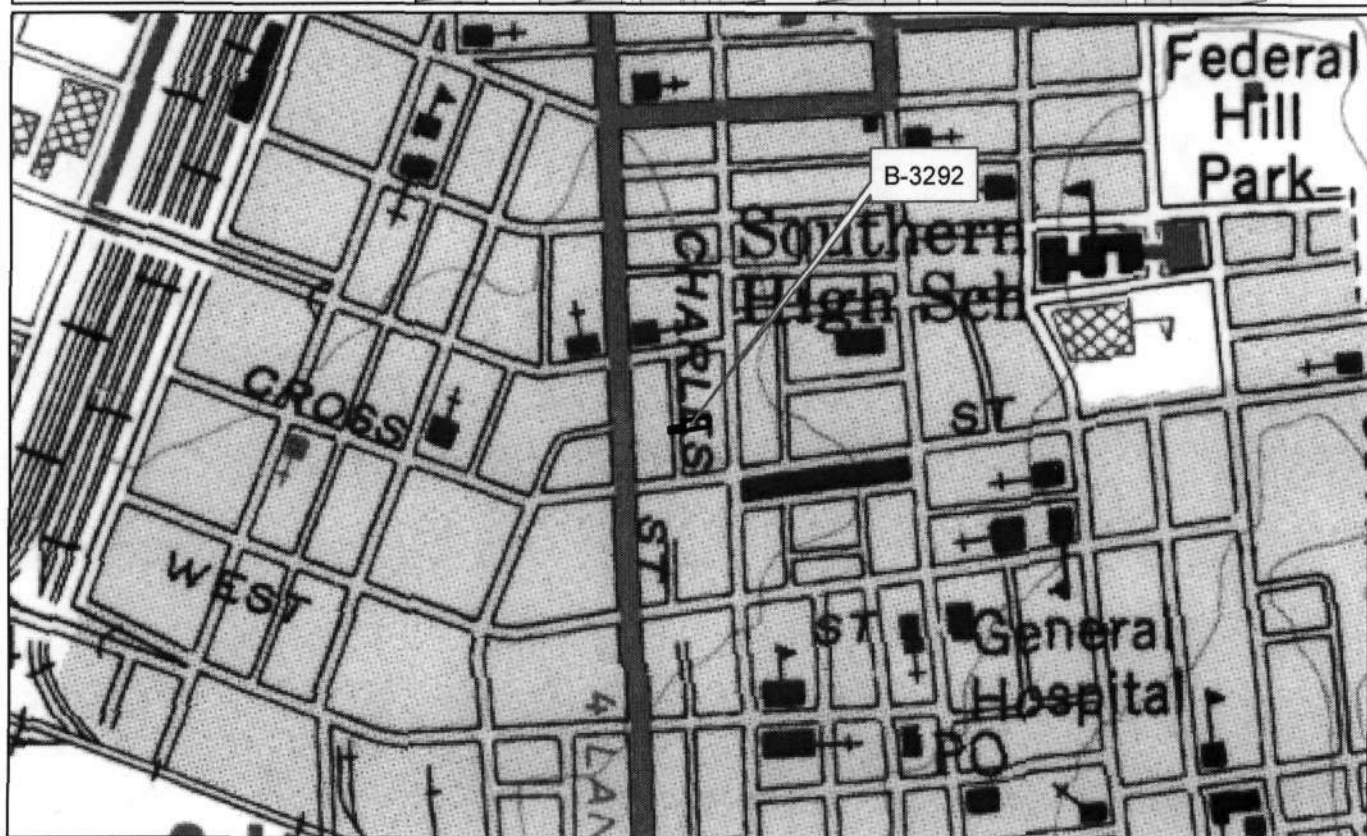
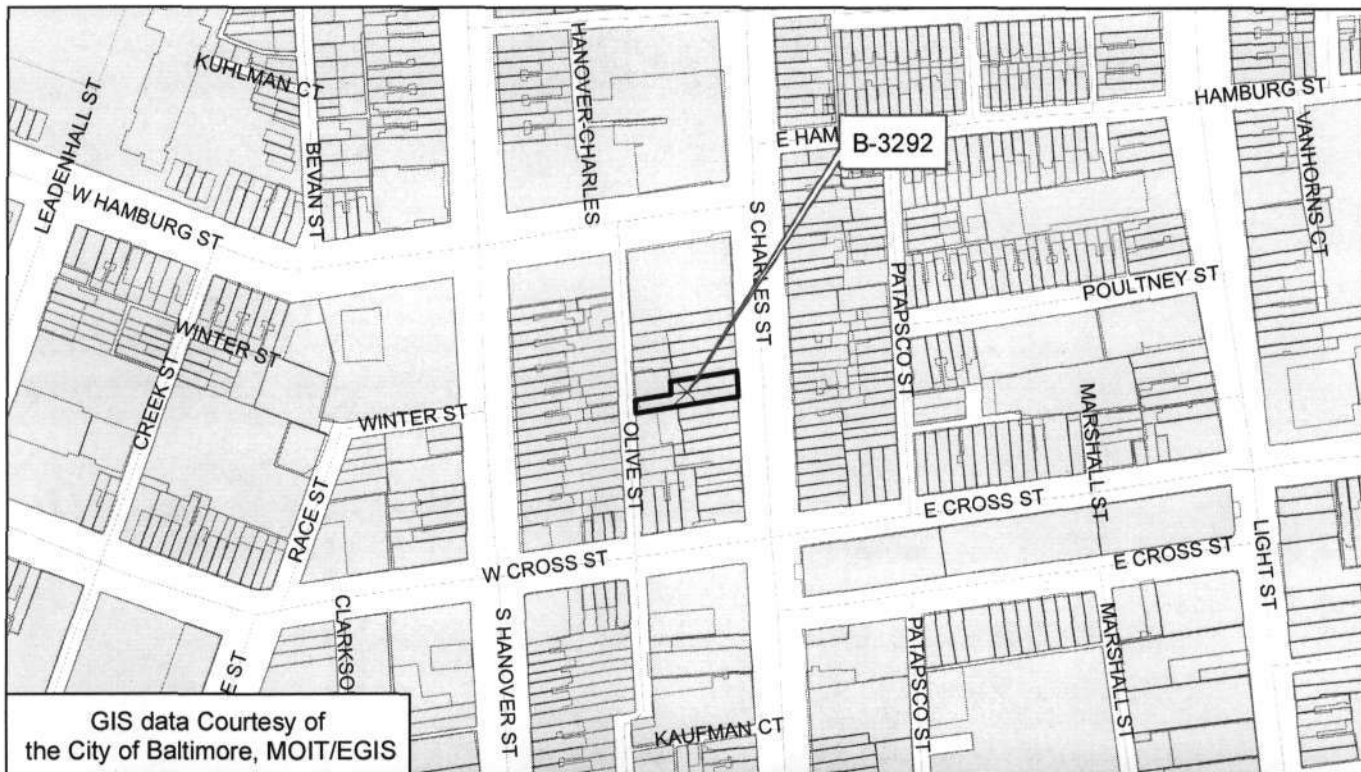
THIS IS A REAL PROPERTY PLAT AS PROVIDED FOR UNDER ARTICLE 764 OF THE CITY CHARTER. IT IS COMPILED FROM TITLE AND OTHER SOURCES AND IS NOT AN AUTHENTIC SURVEY.

CITY OF  
DEPARTMENT OF  
BUREAU OF PL  
PROPERTY LO

WARD 23  
BLOCK  
SCALE 1 IN. = 50 FT.



B-3292  
1022-1024 S. Charles Street  
Block 0933 Lots 007-008  
Baltimore City  
Baltimore East Quad.







B-3292

1022-1024 S. Charles St.

~~M.E.H.~~

5/79

East elevation